

**COUNTY OF SAN LUIS OBISPO BOARD OF SUPERVISORS  
AGENDA ITEM TRANSMITTAL**

(1) DEPARTMENT Planning and Building	(2) MEETING DATE 8/13/2013	(3) CONTACT/PHONE Terry Wahler, Senior Planner / 781-5621	
(4) SUBJECT Submittal of two resolutions approving new land conservation contracts (Clerk's File) pursuant to the California Land Conservation Act of 1965. District 5			
(5) RECOMMENDED ACTION Adopt and instruct the chairperson to sign all resolutions approving new land conservation contracts.			
(6) FUNDING SOURCE(S) Current Budget	(7) CURRENT YEAR FINANCIAL IMPACT \$0.00	(8) ANNUAL FINANCIAL IMPACT \$0.00	(9) BUDGETED? Yes
(10) AGENDA PLACEMENT <input checked="" type="checkbox"/> Consent <input type="checkbox"/> Presentation <input type="checkbox"/> Hearing (Time Est. ____ ) <input type="checkbox"/> Board Business (Time Est. ____ )			
(11) EXECUTED DOCUMENTS <input checked="" type="checkbox"/> Resolutions <input checked="" type="checkbox"/> Contracts <input type="checkbox"/> Ordinances <input type="checkbox"/> N/A			
(12) OUTLINE AGREEMENT REQUISITION NUMBER (OAR) N/A		(13) BUDGET ADJUSTMENT REQUIRED? BAR ID Number: <input type="checkbox"/> 4/5th's Vote Required <input checked="" type="checkbox"/> N/A	
(14) LOCATION MAP Attached	(15) BUSINESS IMPACT STATEMENT? No	(16) AGENDA ITEM HISTORY <input checked="" type="checkbox"/> N/A    Date: _____	
(17) ADMINISTRATIVE OFFICE REVIEW  Reviewed by the Administrative Office			
(18) SUPERVISOR DISTRICT(S) District 5			

## County of San Luis Obispo



TO: Board of Supervisors

FROM: Planning and Building / Terry Wahler, Senior Planner

VIA: Nancy Orton, Division Manager, Planning Division

DATE: 8/13/2013

SUBJECT: Submittal of two resolutions approving new land conservation contracts (Clerk's File) pursuant to the California Land Conservation Act of 1965. District 5

### **RECOMMENDATION**

Adopt and instruct the chairperson to sign all resolutions approving new land conservation contracts.

### **DISCUSSION**

The following are brief descriptions of each applicant's request for a new land conservation contract.

- A. FILE NUMBER: AGP2009-00025 – A request by Claudine Blackwell to rescind an existing land conservation contract and enter into a new contract to reflect a lot line adjustment. The resulting parcel will remain at approximately 120 acres. The project site is located in the Agriculture land use category at 1030 Penman Springs Road, approximately 0.5 mile southeast of the intersection of Penman Springs Road and Union road, approximately 1.1 mile east of the City of Paso Robles, in the El Pomar-Estrella Planning Area. APNs: 015-053-027 & 28; Supervisorial District No. 5.
- B. FILE NUMBER: AGP2009-00026 – A request by Keith Harnish to rescind an existing land conservation contract and enter into a new contract to reflect a lot line adjustment. The resulting parcel will remain at approximately 440 acres. The property is located in the Agriculture land use category at 1975 Hidden Acre Lane, approximately 1 mile southeast of the intersection of Penman Springs Road and Union road, approximately 1.5 mile east of the City of Paso Robles, in the El Pomar-Estrella Planning Area. APN: 015-053-025; Supervisorial District No. 5.

The requests are for new standard form land conservation contracts.

### **OTHER AGENCY INVOLVEMENT/IMPACT**

The amended agricultural preserves associated with these contracts were approved by your Board at public hearings on July 16, 2013 after review by both the Agricultural Preserve Review Committee and the Planning Commission earlier this year and recommended for approval. The Agricultural Preserve Review Committee includes representatives from the Agricultural Liaison Committee, the Assessor's Office, the Agriculture Department, the Department of Planning and Building and the Farm Advisor's Office. County Counsel reviewed and approved the resolutions and contracts as to form and legal effect.

## **FINANCIAL CONSIDERATIONS**

Approval of land conservation contracts usually results in a significant reduction in county tax revenues received from the affected properties. Revenue losses have been in past years only partly compensated by state subventions but no subventions have been received since 2008/2009. However, the overall tax impacts should be considered on a program-wide basis rather than on an individual application basis.

The Assessor's Office has provided preliminary estimates of reductions in assessment values for the properties being considered today and because the properties are currently under contract and the amount of acreage under contract will remain unchanged, the Assessor's staff concluded that there would be no change in assessment values as a result of the new contracts.

## **RESULTS**

The approval and recording of the land conservation contracts will keep the subject properties in agricultural and compatible uses for a term of 10 years, which by the provisions in the contract renews annually to maintain the 10 year term.

## **ATTACHMENTS**

Attachment A – Resolution for adoption – AGP2009-00025 - Claudine Blackwell

Attachment A-1 – Blackwell Land Conservation Contract with “Exhibit A” Agricultural Preserve and Vicinity Map

Attachment B – Resolution for adoption - AGP2009-00026 - Keith Hamish

Attachment B-1 – Hamish Land Conservation Contract with “Exhibit A” Agricultural Preserve and Vicinity Map

Attachment C – List of Clerk's Filed land conservation contracts.